



सत्यमेव जयते

INDIA NON JUDICIAL

Government of National Capital Territory of Delhi

e-Stamp

Certificate No.

: IN-DL24134367485075S

Certificate Issued Date

: 15-Feb-2020 01:21 PM

Account Reference

: IMPACC (IV)/dl717803/ DELHI/ DL-DLH

Unique Doc. Reference

: SUBIN-DL71780357313970397163S

Purchased by

: SWATANTRA LAND AND FINANCE PVT LTD

Description of Document

: Article 4 Affidavit

Property Description

: Not Applicable

Consideration Price (Rs.)

: 0
(Zero)

First Party

: SWATANTRA LAND AND FINANCE PVT LTD

Second Party

: Not Applicable

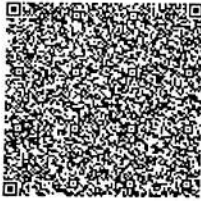
Stamp Duty Paid By

: SWATANTRA LAND AND FINANCE PVT LTD

Stamp Duty Amount(Rs.)

: 10
(Ten only)

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Please write or type below this line
Affidavit cum Declaration

I Ajay Madan duly authorized by M/s Swatantra Land & Finance Pvt Ltd. Developers & Promoters vide its/his/their authorization dated 6th January 2020, do hereby solemnly declare, undertake and state as under;

1. That M/s Swatantra Land and Finance Private Limited has a legal title to the land on which the development of the project is proposed and a legally valid authentication of title of such land. The authenticated copy of the title documents are annexed herewith.
2. That the said land is free from all encumbrances. That the time period within which the project shall be completed by three Years.

(Signature)



Statutory Alert:

1. The authenticity of this Stamp Certificate should be verified at "www.shcilestamp.com". Any discrepancy in the details on this Certificate and as available on the website renders it invalid.
2. The onus of checking the legitimacy is on the users of the certificate.
3. In case of any discrepancy please inform the Competent Authority.

3. That seventy per cent of the amounts realized by me being Director and Promoter for the real estate project from the Allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.
4. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn by Directors / Promoters to the percentage of completion of the project. That the amounts from the separate account shall be withdrawn by Directors i.e. Promoters after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
5. That I shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.
6. That I and / or other authorized persons shall take all the pending approvals on time, from the competent authorities. That I and / or other authorized persons have furnished such other documents as have been prescribed by the Act and the rules and regulations made there under. That I and / or shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on the grounds of sex, cast, creed, religion etc.

DEPONENT

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from. Verified by me at 15 FEB 2020.

DEPONENT



ATTESTED
NOTARY PUBLIC, DELHI
15 FEB 2020